

WICHITA HISTORIC PRESERVATION BOARD MINUTES
12 July 2004
CITY HALL, 455 N. MAIN, 10TH FLOOR-MAPD CONFERENCE ROOM
3:00 P.M.

The regular meeting of the Historic Preservation Board was held Monday, July 12th, 2004 at 3:00 P.M. in the Metropolitan Area Planning Department Conference Room, City Hall, Tenth Floor, 455 N. Main, Wichita, Kansas.

ITEM NO. 1 ROLL CALL

The meeting was called to order and board members stated their names.

Members Present : Paul Cavanaugh
 Randal Steiner
 Kim Edgington
 William Deer
 Mim Hiesterman, in at 3:05pm
 Claire Willenberg, in at 3:20pm

Members Absent : George Platt

Staff Present : Kathy Morgan, Senior Planner, Historic Preservation, MAPD
 Jeanne L. de Grasse, Planning Analyst
 Nalini Johnson, Principal Planner, Advanced Plans

ITEM NO. 2 ADDITIONS OR ADJUSTMENTS TO THE AGENDA

Motion #1: The board decided unanimously (4-0) to add HPC2004-00119.

ITEM NO. 3 REVOLVING LOAN FUND UPDATE

Kathy Morgan reported the loan balances as of 05/10/2004

Revolving Loan Fund – Residential	\$ 96,714.87
Revolving Loan Fund – Commercial	\$ 00.00
Deferred Loan Fund – Residential	\$ 86,000.00

ITEM NO. 4 CORRESPONDENCE

The Historic Preservation Office has received a letter from the SHPO regarding listing of 1004 N Market. Patrick Zollner, Architect with the SHPO has sent recommendations for the Fire Fighters' Museum.

ITEM NO. 5 APPROVAL OF MINUTES FROM THE 8 MARCH 2004 BOARD MEETING

Motion #2: Motion was made by Steiner, seconded by Edgington, to approve the minutes from the 14 June 2004 regular meeting. Motion carried unanimously (4-0).

ITEM NO. 6 OLD BUSINESS

1. **MAJOR:** (HPC2004-00083) Environs, Topeka/Emporia Historic District
 APPLICANT: Jerry Miller
 FOR: 1141 N St Francis

The Office of Central Inspection is working with the owners and the Historic Midtown Citizens' Association to secure the property and grounds in anticipation of offering the property for sale.

ITEM NO. 7 CERTIFICATE OF APPROPRIATENESS APPLICATIONS

1. **MINOR:** (HPC2004-00095) Environs, Stackman Court Apartments and Riverside Cottage
 APPLICANT: Industrial Roofing
 FOR: 906 N. Buffum

Applicant proposes to re-roof single-family dwelling.

2. **MINOR:** (HPC2004-00096) East Douglas Historic District
 APPLICANT: Signs & Design
 FOR: 509 E. Douglas

Applicant proposes to install a wood projecting sign with metal bracket.

3. **MINOR:** (HPC2004-00098) Environs, Topeka Emporia Historic District
 APPLICANT: Don's Roofing
 FOR: 1229 N. St. Francis

Applicant proposes to install 4-6 inch horizontal vinyl lap siding.

4. **MINOR:** (HPC2004-00099) Occidental Hotel
 APPLICANT: Ron's Sign Company
 FOR: 300 N. Main

Applicant proposes to install two-sided aluminum projecting sign with iron brackets.

5. **MINOR:** (HPC2004-00100) Environs, Case International Harvester Building
 APPLICANT: Wichita Awning Company
 FOR: 430 N. Mosley

Applicant proposes to install fabric awning with lettering.

6. **MINOR:** (HPC2004-00101) Warehouse and Jobbers Historic District
 APPLICANT: Dave Burk
 FOR: 151 N Rock Island

Applicant proposes to install double-sided, non-illuminated aluminum sign.

7. **MINOR:** (HPC2004-00103) Warehouse and Jobbers Historic District
 APPLICANT: Wray Roofing
 FOR: 231 N Ohio / Friesen Tool Co.

Applicant proposes to re-roof building with built-up bitumen asphalt.

8. **MINOR:** (HPC2004-000104) Navarre, Nokomis and Virginia Apartments
 APPLICANT: Hope, Inc.
 FOR: 420-26 N. Topeka & 301 E Third

Applicant is applying for State Historic Income Tax Credits to redevelop the apartments.

9. **MINOR:** (HPC2004-00106) Environs, Judge Wall House
 APPLICANT: Sedgwick County Project Services / Jim Osterlund

FOR: 622 E Central

Applicant proposes to re-roof two buildings at this site.

10. **MINOR:** (HPC2004-00107) Environs, Park Place/Fairview Historic District
APPLICANT: George Lay Signs
FOR: 1351 N Waco

Applicant proposes to install a wall-mounted, unlighted 3' x 5' sign on East façade.

11. **MINOR:** (HPC2004-00108) Environs, Park Place/Fairview Historic District
APPLICANT: KD Roofing
FOR: 1646 N Jackson

Applicant proposes re-roof house with 3 tab composition shingles.

12. **MINOR:** (HPC2004-00109) Environs, Monroe Mahan House
APPLICANT: McGee Roofing, LLC
FOR: 1415 S Topeka

Applicant proposes to re-roof old sanctuary built-up roof.

13. **MINOR:** (HPC2004-00110) Environs, Riverside Cottage
APPLICANT: Fisher Roofing
FOR: 875 N Spaulding

Applicant proposes to re-roof church with combination of built-up roof and composition shingles.

14. **MINOR:** (HPC2004-00111) Warehouse and Jobbers Historic District
APPLICANT: Wichita Awning Company
FOR: 504 E Douglas / Planet Hair

Applicant proposes to replace existing awning fabric with new brown fabric and yellow lettering.

15. **MINOR:** (HPC2004-00113) Environs, Park Place/Fairview Historic District
APPLICANT: RCP Central, LLC
FOR: 1351 N Waco

Applicant proposes install a back-lighted awning over doorway on front / west façade.

Motion #3: Motion was made by Edgington, seconded by Deer, to receive and file Minors HPC2004-00095, -00096, -00098, -00099, -00100, -00101, -00103, -00104, -00106, -00107, -00108, -00109, -00110, -00111, and -00113. Motion carried unanimously (5-0).

16. **MAJOR:** (HPC2004-00105) Environs, Topeka Emporia Historic District
APPLICANT: Thang Tran and Jessica Nguyen
FOR: 1315 N Broadway

Applicant proposes to demolish craftsman bungalow and build one-storey brick commercial building.

Motion #4: Motion was made by Cavanaugh, seconded by Steiner, to deny the application for demolition as it does encroach, damage, and destroy the environs of The Topeka/Emporia Historic District and the Hypatia House. Motion carried 5-1, with the NO vote from Edgington.

17. **MAJOR:** (HPC2004-00114) Topeka Emporia Historic District
 APPLICANT: Sharon Fearey
 FOR: 1342 N. Emporia

Applicant proposes to demolish one-car garage and replace with two-car garage that loads from the alley. New structure to have similar details of existing garage.

Motion #5: Motion was made by Steiner, seconded by Willenberg, to approve the project as presented. Motion carried unanimously (6-0).

18. **MAJOR:** (HPC2004-00115) Undesignated Historic Resource
 APPLICANT: USD 259
 FOR: 1340 S Pattie

Applicant proposes to demolish old Linwood School building.

Motion #6: Motion was made by Cavanaugh, seconded by Willenberg, to invoke the delay of demolition for 60 days action and to defer decision to the August meeting to allow Board members to visit the School. Motion carried unanimously (6-0).

19. **MAJOR:** (HPC2004-00116) Environs, Old County Courthouse and Soldiers and Sailors Monument
 APPLICANT: Sedgwick County Facilities Maintenance
 FOR: 538 N. Main

Applicant proposes to rebuild handicap accessible ramps and screening walls around exterior mechanical systems service.

Motion #7: Motion was made by Edgington, seconded by Hiesterman, to approve the project as presented. Motion carried unanimously (6-0).

20. **MAJOR:** (HPC2004-00119) Warehouse and Jobbers Historic District
 APPLICANT: Stephanie Navrat for Logan Farms
 FOR: 111 N. Washington

Applicant proposes to install a new entrance utilizing existing doors on east on the north façade , a propane tank enclosure on north side, and two signs, one being relocated from previous location.

Motion #8: Motion was made by Edgington, seconded by Deer, to approve the project as presented. Motion carried unanimously (6-0).

ITEM NO. 8 MISCELLANEOUS MATTERS

1. The presentation of the newly enacted Midtown Neighborhood Plan by Nalini Johnson was deferred until the August meeting due to the materials not being back from the printer.

ITEM NO. 9 ADJOURNMENT

Motion #9: Motion by Cavanaugh, seconded by Steiner, to adjourn the meeting. Motion carried unanimously (6-0).

Meeting was adjourned at 4:20pm.